

NEW CASTLE COUNTY DEPARTMENT OF LAND USE

SLD-1 Form (Application for Plan Review)

<u>Level of Plan Submission</u>	<u>Plan Type</u>	Date Rec'd. _____
<input checked="" type="checkbox"/> Exploratory Sketch Plan	<input type="checkbox"/> Major Land Development	
<input type="checkbox"/> Preliminary Plan	<input checked="" type="checkbox"/> Minor Land Development	
<input type="checkbox"/> Check Print	<input type="checkbox"/> Resubdivision	App. No. _____
<input type="checkbox"/> Record Plan	<input type="checkbox"/> Site	
<input type="checkbox"/> Revised Plan	<input type="checkbox"/> Utility	
<input type="checkbox"/> Other: _____	<input type="checkbox"/> Parking	Assigned Planner _____
<input type="checkbox"/> Engineering Section Submission Only	<input type="checkbox"/> Sanitary Sewer	
	<input type="checkbox"/> Grading / E&S / Stormwater	Assigned Engineer _____
	<input type="checkbox"/> Floodplain	
	<input type="checkbox"/> General Permit	

- 1) Name of Plan Royal Farms Store #369
- Former Plan Name or Alias _____
- Tax Parcel Number(s) 10-034.00-012, 10-034.00-013, 10-034.00-097
- 2) Name of Legal Property Owner(s) 613 PROPERTIES, LLC 302-593-9998
- If legal owner is a business entity, name of responsible employee acting for the business.* Phone # _____
- Address 613 Pulaski Highway, Bear, DE 19701
- 3) Name of Applicant Two Farms, Inc. 410-889-0200
- If applicant is a business entity, name of responsible employee acting for the business.* Phone # _____
- Address 3611 Roland Avenue, Baltimore, MD 21211
- 4) Firm or Person Responsible for the Preparation of the Plan (Engineer/Surveyor) :
- Name and Title Jose Lazo, PE (Project Manager)
- Firm BL Companies
- Address 1100 First Ave., Suite 104, King of Prussia, PA 19406
- Telephone 610-994-4612
- FAX 610-994-4612
- Email jlazo@blcompanies.com
- 5) Existing Zoning CR AND NC6.5 Proposed Zoning Changes (if applicable) REZONE PORTION OF NC6.5 TO CR
- 6) Also submitted are the following applicable fees as indicated: (See Appendix 2 for Details)

Exploratory Sketch Plan Submission

☒ Planning Land Development &/or Rezoning Review and Processing Fee
Amount of Check \$ 3,675

☒ Engineering Review and Processing Fee
Amount of Check \$ 600

Preliminary Plan Submission

☐ Planning Land Development &/or Rezoning Review and Processing Fee
Amount of Check \$ _____

☐ Engineering Review and Processing Fee
Amount of Check \$ _____

Record Plan Submission

☐ Planning Check Print Filing Fee
Amount of Check \$ _____

☐ Planning Land Development &/or Rezoning Review and Processing Fee
Amount of Check \$ _____

☐ Engineering Review and Processing Fee
Amount of Check \$ _____

☐ Recorder of Deeds Fee
Amount of Check \$ _____

☐ Delaware Document Account Fee
Amount of Check \$ _____

Other Submission

☐ Amount of Check \$ _____

7) Other Items: (See Appendix 1 for Details)

- 8) It is required that the applicant notify the Federal Aviation Administration on their Form 7460-1, available at the New Castle County Airport Manager's Office if proposed construction, or crane operation will exceed 200 feet above ground level, or will penetrate a slope of 100:1 outward and upward from the nearest point of the nearest runway for a distance of 20,000 feet. For construction, or crane operations in closer proximity to any other airport or heliport in New Castle County, the obstruction/height criteria may vary. Clarification should be made by contacting the New Castle County Airport Manager's Office.

N/A

I certify that, to the best of my knowledge, all information listed above and all information and statements contained in any documents or plans submitted with this application are true, correct, and complete and the legal owner of the land agrees with the filing of this application. I understand that any person who falsifies any information on any application made with the Department shall be subject to criminal proceedings under Title 11 of the Delaware Code.

I certify that I will post an application notice for this Major/Minor Land Development Plan according to New Castle County Code Chapter 40 (UDC) §31.320(F)(2) within 10 days of submission of this completed SLD application.

**MANDATORY
PLAN SUBMISSION DATA**

() Residential (X) Non-Residential

Site Acreage 2.8

Disturbed Acreage: 2.8

Number of Lots: 2

Estimated
Number of Pumps: N/A

Estimated
Sanitary Sewer Flow: 465
(GPD)

Non-Residential
Proposed GFA: 4,649 SF
(If Applicable)

Building Footprint: 4,649 SF
(if Applicable)

Acreage Paved: 1.62

Acreage Open: 1.18

Sewer: NEW CASTLE COUNTY

Water: ARTESIAN

Residential:

Acreage Open Space: N/A

Acreage Lots: N/A

Acreage ROW: N/A

Signature of Legal Property Owner 613 Properties, LLC

Richard Sweeney 4-9-21
Date
(Print Legal Owner Name)

Signature of Applicant Two Farms, Inc.

Date

(Print Applicant Name)

Signature and Seal of Engineer/Surveyor

Jose I. Lazo 4/27/21
Date
Jose I. Lazo, PE
(Print Engineer/Surveyor Name)



7) Other Items: (See Appendix 1 for Details)

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Acreage Open Space: N/A

Acreage Lots: N/A

Acreage ROW: N/A

Signature of Legal Property Owner 613 Properties, LLC

[Signature] 4/12/2021
Date
Nicholas F Skellin
(Print Legal Owner Name)

Signature of Applicant Two Farms, Inc.

Date

(Print Applicant Name)

Signature and Seal of Engineer/Surveyor

[Signature] 4/27/21
Date
Jose I Lazo, PE
(Print Engineer/Surveyor Name)



7) Other Items: (See Appendix 1 for Details)

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Acreage Lots: N/A

Acreage ROW: N/A

Signature of Legal Property Owner 613 Properties, LLC

Michael A. Stears 4-12-21
Date

Michael A. Stears
(Print Legal Owner Name)

Signature of Applicant Two Farms, Inc.

Date

(Print Applicant Name)

Signature and Seal of Engineer/Surveyor

Jose I Lazo 4/27/21
Date

Jose I Lazo, PE
(Print Engineer/Surveyor Name)



ADDENDUM- SIGNATURE PAGE FOR SLD-1 FORM

548 School Bell Road

Signature of Legal Property Owner

Virginia L. Wilson 4/6/21
(Virginia L. Wilson) Date

Virginia L. Wilson 4/6/21
(Print Legal Owner Name) Date

Signature of Legal Property Owner

Robert L. Wilson 4/6/2021
(Robert Wilson) Date

Robert L. Wilson 4/6/2021
(Print Legal Owner Name) Date

Signature of Applicant (Two Farms, Inc.)

(Print Applicant Name) Date

Signature and Seal of Engineer/Surveyor

Jose J. Lazo 4/27/21
Date

Print Engineer/Surveyor Name

Jose I Lazo, PE



ADDENDUM- SIGNATURE PAGE FOR SLD-1 FORM

514 School Bell Road

Signature of Legal Property Owner

Cisar E. Ibanez 4/6/2021
(Cisar E. Ibanez) Date

CISAR E. IBANEZ 4/6/2021
(Print Legal Owner Name) Date

Signature of Legal Property Owner

Erika L. Sanabria 4/6/21
(Erika L. Sanabria) Date

Ericka L. Sanabria 4/6/21
(Print Legal Owner Name) Date

Signature of Applicant (Two Farms, Inc.)

(Print Applicant Name) Date

Signature and Seal of Engineer/Surveyor

Jose I. Lazo 4/27/21
Date

Print Engineer/Surveyor Name

Jose I. Lazo, PE



7) Other Items: (See Appendix 1 for Details)

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Acreage Lots: N/A

Acreage ROW: N/A

Signature of Legal Property Owner 613 Properties, LLC

Date

(Print Legal Owner Name)

Signature of Applicant Two Farms, Inc.

Date

(Print Applicant Name)

Signature and Seal of Engineer/Surveyor

Jose I. Lazo

4/27/21
Date

JOSE I LAZO, PE
(Print Engineer/Surveyor Name)



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Signature of Legal Property Owner

Virginia L. Wilson 4/6/21
(Virginia L. Wilson) Date

Virginia L. Wilson 4/6/21
(Print Legal Owner Name) Date

Signature of Legal Property Owner

Robert L. Wilson 4/6/2021
(Robert Wilson) Date

Robert L. Wilson 4/6/2021
(Print Legal Owner Name) Date

[Signature]
Signature of Applicant (Two Farms, Inc.)

Carlos B. Lora 4-22-2021
(Print Applicant Name) Date

Signature and Seal of Engineer/Surveyor

Jose J. Lazo 4/27/21
Date

Print Engineer/Surveyor Name

Jose I Lazo, PE



ADDENDUM- SIGNATURE PAGE FOR SLD-1 FORM

514 School Bell Road

Signature of Legal Property Owner

Cisar E. Ibanez 4/6/2021
(Cisar E. Ibanez) Date

CISAR E. IBANEZ 4/6/2021
(Print Legal Owner Name) Date

Signature of Legal Property Owner

Erika L. Sanabria 4/6/21
(Erika L. Sanabria) Date

Ericka L. Sanabria 4/6/21
(Print Legal Owner Name) Date


Signature of Applicant (Two Farms, Inc.)

Chris Bollino 4-22-2021
(Print Applicant Name) Date

Signature and Seal of Engineer/Surveyor

Jose I. Lazo 4/27/21
Date

Print Engineer/Surveyor Name

Jose I Lazo, PE

